

TEXAS AVENUE CORRIDOR STUDY  
PROPERTY INVENTORY SURVEY FORM

Property ID: R33377 ✓

516

Property Information

property address: 2700 MALONEY  
legal description: MITCHELL-LAWRENCE-CAVITT, BLOCK 4, LOT 1,2,3 (PTS OF)  
owner name/address: PRINGLE, LENDELL MAC  
2704 MALONEY AVE  
BRYAN, TX 77801-2539  
full business name: \_\_\_\_\_  
land use category: Multi Family type of business: \_\_\_\_\_  
current zoning: MU-2 occupancy status: occupied  
lot area (square feet): 7500 frontage along Texas Avenue (feet): \_\_\_\_\_  
lot depth (feet): 150 sq. footage of building: 1440  
property conforms to: ☒ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards  
no 51 ft.

Improvements

# of buildings: 2 building height (feet): 15/20 # of stories: 1/2  
type of buildings (specify): Wood

building/site condition: 3

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) \_\_\_\_\_

approximate construction date: accessible to the public: ☐ yes ☒ no  
possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no  
other improvements: ☒ yes ☐ no (specify) Storage Shed.  
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no ☐ dilapidated ☐ abandoned ☐ in-use  
# of signs: \_\_\_\_\_ type/material of sign: \_\_\_\_\_  
overall condition (specify): \_\_\_\_\_  
removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) \_\_\_\_\_

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☒ no # of available off-street spaces: 2  
lot type: ☐ asphalt ☐ concrete ☒ other grass  
space sizes: \_\_\_\_\_ sufficient off-street parking for existing land use: ☒ yes ☐ no  
overall condition: Grass Driveway  
end islands or bay dividers: ☐ yes ☐ no landscaped islands: ☐ yes ☐ no

**Curb Cuts on Texas Avenue**

how many: \_\_\_\_\_ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no  
if yes, which ones: \_\_\_\_\_

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

**Landscaping**

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☐ yes ☒ no

comments: \_\_\_\_\_  
\_\_\_\_\_

**Outside Storage**

☐ yes ☒ no (specify) \_\_\_\_\_  
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

**Miscellaneous**

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

\_\_\_\_\_  
\_\_\_\_\_

accessible to alley: ☐ yes ☒ no

**Other Comments:**

\_\_\_\_\_  
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\_\_\_\_\_  
\_\_\_\_\_  
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